

025.0

0002

0005.0

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONTotal Card / Total Parcel
1,134,000 / 1,134,000

APPRaised:

1,134,000 / 1,134,000

USE VALUE:

1,134,000 / 1,134,000

ASSESSED:

1,134,000 / 1,134,000

PROPERTY LOCATION

No	Alt No	Direction/Street/City
26		MARATHON ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	26 MARATHON LLC
Owner 2:	
Owner 3:	

Street 1: 12 OLDHAM RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: N

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: MC GEOGHEAN TIMOTHY -

Owner 2: MC GEOGHEAN PATRICIA -

Street 1: 12 OLDHAM RD

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains 7,000 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1917, having primarily Vinyl Exterior and 3712 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 14 Rooms, and 5 Bdrrms.

OTHER ASSESSMENTS

Code Descrip/No Amount Com. Int

EXTERIOR INFORMATION						BATH FEATURES			COMMENTS			SKETCH							
Type:	13 - Multi-Garden		Full Bath:	2	Rating:	Average													
Sty Ht:	2T - 2 & 3/4 Sty		A Bath:	Rating:															
(Liv) Units:	2	Total: 2	3/4 Bath:	Rating:															
Foundation:	2 - Conc. Block		A 3QBth:	Rating:															
Frame:	1 - Wood		1/2 Bath:	Rating:															
Prime Wall:	4 - Vinyl		A HBth:	Rating:															
Sec Wall:			OthrFix:	Rating:															
Roof Struct:	3 - Gambrel		OTHER FEATURES																
Roof Cover:	1 - Asphalt Shgl		Kits:	2	Rating:		Good												
Color:	TAN		A Kits:	Rating:															
View / Desir:			Fpl:	Rating:															
GENERAL INFORMATION						WSFlue:	Rating:												
Grade:	C - Average		CONDOS INFORMATION																
Year Blt:	1917	Eff Yr Blt:	Location:																
Alt LUC:			Total Units:																
Jurisdct:			Floor:																
Const Mod:			% Own:																
Lump Sum Adj:			Name:																
INTERIOR INFORMATION						DEPRECIATION						REMODELING			RES BREAKDOWN				
Avg Ht/FL:	STD		Phys Cond:	GD - Good	18.	%	Exterior:				No Unit	RMS	BRS	FL					
Prim Int Wall:	2 - Plaster		Functional:				Interior:				1	9	3						
Sec Int Wall:		%	Economic:				Additions:				1	5	2						
Partition:	T - Typical		Special:				Kitchen:												
Prim Floors:	3 - Hardwood		Override:				Baths:												
Sec Floors:		%	Total:	18.6	%	Plumbing:													
Bsmnt Flr:	12 - Concrete		Basic \$ / SQ:	170.00			Electric:												
Subfloor:			Size Adj.:	0.93286633			Heating:												
Bsmnt Gar:			Const Adj.:	0.99960202			General:												
Electric:	3 - Typical		Adj \$ / SQ:	158.524			Totals	2	14	5									
Insulation:	2 - Typical		Other Features:	107500															
Int vs Ext:	S		Grade Factor:	1.00															
Heat Fuel:	2 - Gas		NBHD Inf:	1.00000000															
Heat Type:	5 - Steam		NBHD Mod:																
# Heat Sys:	2		LUC Factor:	1.00															
% Heated:	100		Adj Total:	769361															
Solar HW:	NO	Central Vac:	NO	Depreciation:	143101			Juris. Factor:				Before Depr:	158.52						
% Com Wall:		% Sprinkled:		Deprecated Total:	626260			Special Features:	0				Val/Su Net:	116.15					
Mobile Home	Make:		Model:		Serial #:		Year:		Final Total:	626300	Val/Su SzAd:	168.72							
SPEC FEATURES/YARD ITEMS						PARCEL ID						IMAGE							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		
3	Garage	D	Y		118X18	A	FR	1917	22.72	T	50	104			3,700		3,700		
More: N	Total Yard Items:	3,700		Total Special Features:						Total:	3,700		AssessPro Patriot Properties, Inc						